

**Community Issues Meeting DRAFT Minutes**  
**Monday, March 14, 2016 — 6:00-8:00pm — Whittier Park**

**Attendees:** Dave LaViolette, Christine Popowski, Brian Foster, Adam Fairbanks, Joanna Krause-Johnson, John Charles Wilson, David W. Schroth, Jo Ann Musumeci, Teresa Murphy, Felino de la Peña, Jen Kader, Jeff Helseth, Brooke Erickson, Collin Ehret, Brad Utecht, Laura Jean, Justin Kader, Victor & Linda Nohl, Shaun Casale, Mary Gazca, Edwin Gonzalez, Greg Schmidt, Daphna Stromberg  
**Staff:** Paul Shanafelt, Camilla Jamal, Lucy Lawson  
**Presenters:** Jim Grube, Hennepin County Highway Engineer & Max Holdhusen, Metro Transit Community Engagement; Lisa Bender, Ward 10 Councilmember; Scott Nelson, DJR Architecture & Dan Oberpriller, CPM

**Welcome**

**Call to order at 6:05** by Brett Vandebussche, Community Issues Committee Chair. Introductions were made. A **Motion** to approve March agenda as written **Carried**. Attendees were asked to review the Feb 2015 minutes. A **Motion** to approve February minutes **Carried**.

**Announcements/Community Comments & Discussion**

**Whittier Alliance Task Force Update** Paul Shanafelt

**Livable Streets Task Force** – Currently compiling data from Whittier Elementary PTA safety survey.  
**Crime & Safety Task Force** – Whittier is at its lowest crime rate in 10 years, and 77% of that crime is preventable – e.g. garages and cars left unlocked. The WA Board approved a community police bike patrol, which we hope to start in May and go through the Fall.

**Environmental Sustainability Task Force** – Coordinating with Green Teams from other n'hoods. A team of volunteers collected 67 lbs of salt from sidewalks last weekend. Recruiting solar firms to come into Whittier – in talks with MIA about its roof, which would allow 45 households to subscribe to community solar. N'hood clean-up will be on the Saturday following Earth Day.

**Community Announcement:** Midtown Greenway Coalition is applying for a grant to get mural funds, and hoping to get a Muralist from one of the diverse ethnic groups in the n'hood.

**I-35W Transit/Access Lake St Project** Jim Grube & Max Holdhusen

Presenters updated attendees on the 35W Transit/Access project and related MnDOT projects:

- Bids are going out June 2017 and real construction will be starting two years from now.
- The schedule for design approval has a cluster of very important dates in the next two months, with the environmental report going out for public comment.
- All pedestrian/road bridges in Whittier across I-35W will be replaced.
- Lake St station will be part of the new Orange line that will extend to Burnsville. It will have the same amenities as the blue/green lines but will be a bus. The station will be raised above street level. During rush hour it will accommodate 100 buses per hour, and will run 20 hours per day. Station will allow for loading of two buses at once.
- Lake Street station will be connected to a plaza underneath the current bridge deck and to the Midtown Greenway. Design will include elevators. I-35W bus routes currently get 14,000 riders a day, and expecting another 10,000 once this is completed.
- MnDOT has two Chapter 152 bridges that have met the criteria of risk of catastrophic collapse and they need to be replaced by mid-2018.
- 70%+ of people who use the exit bridge onto Lyndale/Hennepin from I-94 are just passing through n'hood, so the bridge will be repositioned to the left to reduce weaving.
- 24th St Pedestrian/Bicycle Bridge will be redone to eliminate blindspots, open it out visually and make bike friendly/ADA compliant.

Attendees asked questions of presenters including:

- Time lines for replacing bridges? Do not have staging of construction yet, but will be from 2017 to 2020. During 2018 Superbowl the freeway will be operating, but how many lanes uncertain.
- How will 1 minute allowance for people loading onto buses work when handicapped commuters take much longer? Buses will have off-board fare payment and 3-door entry.
- Will 24th St bike-pedestrian bridge be integrated with roads? Bridge will be lower, flatter and have better sightlines. Lisa Bender said her staff is looking at 24<sup>th</sup> St in their bicycle master plan.

- When will bridge designs be presented to community? Footprints are set – e.g. Franklin bridge will have shoulders that can be converted to bike lanes in the future – but fit and finish is still being worked on. MnDOT will activate a public group for 'fit and finish' questions.
- What are plans for stormwater collection, including green space? Landscaping will be a separate contract once construction is over – it is still to be determined.
- Sound walls (and many of the retaining walls) will be replaced with newer materials, very similar to the Crosstown Commons area. Their height will remain the same.

**Announcement:** Starting next Saturday, Bus Route 11 down 3<sup>rd</sup> Ave will become a hi-frequency line.

#### 5th Ward update

Lisa Bender

Councilmember Bender briefed attendees on City Council activities and Whittier n'hood:

- Regarding the new 2905 Harriet development proposal, she received the WA letter about the project, which asked that the pedestrian walkway next to the Greenway be publicly accessible. Council is not likely to be able to require that but staff are negotiating.
- She is working with Hennepin County on making Lyndale Ave more pedestrian friendly.
- Animal control ordinances have changed. It's now easier to own up to 6 chickens – neighborhood signature requirement removed – and to compost chicken manure.
- Attendee asked about 29th & Lyndale development proposal and traffic congestion concerns. Lisa has met with the developer. Site would need rezoning. Developers have not submitted their land use application for that project. She shares concerns about adding such a big traffic generator to Lyndale. She would consider a four to three lane conversion for Lyndale, but Hennepin says the traffic volumes are too high.

#### 26th and Stevens Development

Dan Oberpriller & Scott Nelson

Dan and Scott updated attendees on their project:

- Construction has begun, and they laid the last footing for the foundation last week.
- They now want to do a private roof deck for tenants, requiring a variance for Floor Area Ratio.
- Developers presented designs of the building to show that the setbacks of the rooftop terrace will mean it is not visible from the street. Terrace will have rooftop gardens.
- They are looking at solar panels for the building but have not put application in yet. Would like to use the generated power in the building, not sell to the grid. Building name is now 'Chroma'.
- Previously design had corrugated metal panels on exterior, now using shiny metal shingles. Will still light up the crown of the building. Metal shingles are zinc coated steel. They have a clear galvanized finish, which looks silvery. Lifespan on the material: 50 years +.
- No tenants yet for the two retail spaces on each corner of 26<sup>th</sup> St (1670 sq ft & 1400 sq ft).
- Attendee asked about ambient lighting on crown. Dan said light pollution goes up and this will go down. Cannot have light spill past property line more than half a foot.
- CPM will have full control over tenants' use of roof – if there are problems, they can deactivate keypasses. Setback means tenants cannot overlook neighboring properties. Gardens will be an amenity for the tenants. Rental rates projection has not changed.
- Attendee asked if they would look at pollinator pledge with the solar panels. Several advantages: flowering plants underneath create cooling environment. They will look at it.
- Building will have 0.45 membrane roof with ballast, ballast minimizes some of reflection.
- In terms of site remediation monitoring, the ventilation system will continue running, and the pumps will be in a garage. It isn't noisy and is completely enclosed.
- In terms of stormwater run-off on the site, parking lot will have a small raingarden to collect surface water, and the building roof drains to storm-drain system on the street. Site is small enough to not require stormwater management plan. Attendee commented permeable pavement in the parking lot would be desirable.
- Attendee asked about signage and plans for how that will look at night – concerned about neon creep. Building's Chroma sign will not be neon. The zoning for retail tenants is C2.

**Motion to Adjourn: 7:50pm. Motion Carried.**